

**CITY OF FRANKFORT
CODE ENFORCEMENT BOARD MEETING
April 24, 2007
MINUTES**

Members Present:

Members Absent:

Mr. David Garnett
Mrs. Rona Stapleton
Ms. Vicki Pettus

There being a quorum, Mr. David Garnett called the April 24, 2007 Code Enforcement Board meeting to order.

The next item of business was approval of the Minutes of the meeting of February 27, 2007. Ms. Pettus made a motion to accept the minutes as submitted. Mrs. Stapleton seconded the motion. The motion carried.

Mrs. Stapleton informed the Board that she needed to be recused from the following cases.

Default:

3 -- 104 Bridge Street
6 -- 303 Sequoyah Trail
7 -- 109-113 West Third Street

Appeals:

3 -- 408 Logan Street

Ms. Pettus made a motion to table these items until the Board has sufficient members present to hear these cases. Mr. Garnett seconded the motion. The motion carried.

DEFAULT CASES:

- Case # 1 415 Owenton Avenue
Owner: Robbie Goins
Violation found was the PMC Section: 306.1 Accumulation of Rubbish or Garbage.
Fine: \$200.00 and correct within thirty (30) days of the final order.
Ms. Pettus made the motion and Mrs. Stapleton seconded the motion.
The motion passed unanimously 3-0.
- Case # 2 440 Schenkel Lane
Owner: QAC Properties
Violation found was the PMC Sections: 302.10 Motor Vehicles; 302.10.1 Junk Vehicles.

Fine: \$200.00 and correct within thirty (30) days of the final order.
Ms. Pettus made the motion and Mrs. Stapleton seconded the motion.
The motion passed unanimously 3-0.

Case # 4 325 Senate Drive
Owner: Janet Roark
Violations found were PMC Sections: 302.10 Motor Vehicles; 304.7 Roofs and Drainage; 304.8 Decorative Features.
Fine: \$200.00 and correct within thirty (30) days of the final order.
Ms. Pettus made the motion and Mrs. Stapleton seconded the motion.
The motion passed unanimously 3-0.

Case # 5 254 McKenzie Avenue
Owners: Luella Cheak
Violations found were PMC Section: 302.10.1 Junk Vehicles.
Fine: \$500.00 and correct within thirty (30) days of the final order.
Ms. Pettus made the motion and Mrs. Stapleton seconded the motion.
The motion passed unanimously 3-0.

APPEALS:

The following list of names is the persons giving testimony at this meeting and sworn in by Mrs. Edith Noe, the Code Enforcement Board Secretary for the City of Frankfort:

Jo A. Morgan, Code Enforcement Inspector
John Noe, Code Enforcement Inspector
Margaret Puckett, property owner of 937 Fifth Ave.
Michael Presley, property owner of 419 Noel Ave.
Steven White, representative for the owner of 147-149 Wallace Ave.

Case # 1 937 Fifth Avenue (Tabled from the January Meeting)
Owner: Margaret Puckett
PMC Sections: 304.7 Roofs and Drainage; 304.8 Decorative Features

The citation issued against this property was dismissed.

Ms. Pettus made the motion and Mrs. Stapleton seconded the motion.
The motion passed unanimously 3-0.

Mr. Noe stated at the initial inspection, the violations did exist. Mr. Noe further testified that the property was now in full compliance. Ms. Margaret Puckett, the new owner of 937 Fifth Ave. had corrected all violations.

Case # 2 419 Noel Avenue (Tabled from the February Meeting)
Owner: Michael Presley
PMC Section: 306.1 Accumulation of Rubbish or Garbage.

The citation issued against this property was dismissed.

Ms. Pettus made the motion and Mrs. Stapleton seconded the motion.
The motion passed 3-0.

Mr. Noe gave testimony for the city. Mr. Noe stated all fire debris had been cleaned up and removed from the premises. Mr. Presley submitted a letter from the insurance company stating the evidence of the fire had to remain until the arson investigation was completed. The debris has been removed and Mr. Presley said he is in compliance.

Case # 3 408 Logan St
Owner: Stonnie Brown
PMC Section: 304.7 Roofs and Drainage; 304.8 Decorative Features.

The case was tabled for sixty (60) days, until the June 2007 meeting.

Mrs. Stapleton made the motion and Ms. Pettus seconded the motion.
The motion passed unanimously 3-0.

No Quorum.

Case # 4 147-149 Wallace Avenue
Owner: Brad Carroll
PMC Section: 302.7 Accessory Structures.

Evidence establishes on the date of the citation, there were violations of the Property Maintenance Code and a fine in the amount of \$200.00 imposed and to correct the offending conditions within thirty (30) days of the final order in this matter. Failure to pay the fine will result in a lien; failure to correct the violation will result in a second citation being issued.

Ms. Petus made the motion and Mrs. Stapleton seconded the motion. The motion passed 3-0.

Mr. Noe gave testimony for the city stating, that at the time the citation was issued; the garage was in disrepair. Mr. Noe had granted the property owner an extension to make the

repairs. Although, the last inspection showed the garage was partially removed, it was still in violation. Mr. Logan moved to enter the packet documents, citation, and photos as evidence in lieu of additional testimony.

Mr. Steven White testified he was the property manager for Mr. Carroll and he had begun demolition on the garage but was not finished with the job.

Under Old Business:

None

Under New Business:

1. Citizen's Comments --None
2. Mrs. Stapleton asked Staff to formally advise the Mayor/Commission of the CEB vacancies. Mr. Engle responded that they are aware of our need for members.

The next meeting is scheduled for May 22, 2007 at 5:00 p.m.

With there being no further business, the April 24, 2007 Code Enforcement Board was adjourned.

ATTESTED: SECRETARY

CHAIRMAN